Prepared by:
Realty Title & Escrow Company, Inc.
808 N. Mt. Juliet Road
Mt. Juliet, TN 37122

BILL GARRETT, Davidson County
Trans:T20100005803 DEEDWARR
Recvd: 01/29/10 10:34 2 pgs
Fees:13.00 Taxes:410.70
20100129-0007465

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $111,000.00

Affiant

Subscribed and sworn to before me, this 27 day of January, 2010.

Notary Public
My commission expires: 1-17-12

STATE OF TENNESSEE NOTARY PUBLIC KATHLEEN A. TOMLIN WILSON COUNTY My Commission Expires January 17, 2012

06-1001-73778

Address of New Owner:	Send Tax Bills to:	Tax Information
Johnathan E. Oliver 213 Amherst Dr. Nashville TN 37214	NEW OWNER	084-14-125.00

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **William H. McClanahan, unmarried,** hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **Johnathan E. Oliver, unmarried**, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to- wit:

Land in Davidson County, Tennessee, being Lot No. 108, on the Plan of Walnut Grove, of record in Book 2133, Page 87, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Lee B. Dennis and wife, Carolyn A. Dennis by deed from J. G. Stone and Jane U. Stone, husband and wife, dated May 30, 2000, recorded May 31, 2000, of record in Instrument No. 20000531-0053663, Register's Office for Davidson County, Tennessee.

Further being the same property conveyed to Bank of New York as Trustee for the Certificateholders CWABS, Inc., Asset-Backed Certificates, Series 2004-10 by Successor Trustee's Deed from Everett L. Hixson, Jr., Successor Trustee, dated February 13, 2009, recorded March 9, 2009, of record in Instrument No. 20090309-0020683, Register's Office for Davidson County, Tennessee.

Further being the same property conveyed to William H. McClanahan by Special Warranty Deed from Bank of New York as Trustee for the Certificateholders CWABS, Inc., Asset-Backed Certificates, Series 2004-10, dated June 12, 2009, recorded July 2, 2009, of record in Instrument No. 20090702-0061681, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 213 Amherst Dr., Nashville, TN 37214

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantees, their heirs, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, their heirs and assigns, against the lawful claims of all persons whomsoever.

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

WITNESS my hand this 28th day of January, 2010.

William H. McClanahan

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **William H. McClanahan**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Mt. Juliet, TN, this 28th day of January, 2010.

Notary Public

My Commission Expires: 1-17-12

KATHLEEN A. TOMLINSON
STATE OF TENNESSEE
NOTARY PUBLIC
WILSON COUNTY
My Commission Expires January 17, 2012